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HALTON WATERFRONT PLAN

AMENDMENT Nº. 1

TO THE OFFICIAL PLAN FOR THE HALTON PLANNING AREA

URBAN DOCUMENTATION CENTRE
RESEARCH UNIT FOR URBAN STUDIES
McMASTER UNIVERSITY
HAMILTON, ONTARIO

THE REGIONAL MUNICIPALITY OF

Halton

MAY 1981

THE REGIONAL MUNICIPALITY OF HALTON

BY-LAW NO. 66-81

A BY-LAW TO FORMALLY ADOPT REGIONAL OFFICIAL PLAN AMENDMENT NO. 1 INCORPORATING THE HALTON WATERFRONT PLAN

WHEREAS pursuant to Section 55(2) the Regional Municipality of Halton Act, 1973 the Regional Council, before the 31st day of December, 1976, was charged with the duty of preparing, adopting and forwarding to the Minister of Housing for approval an Official Plan for the Regional Area;

AND WHEREAS the Regional Council passed By-law 69-78 in compliance with the said Section 55(2) of the Regional Municipality of Halton Act, 1973 on the 6th day of September, 1978 which was a by-law to adopt the Regional Plan for the Regional Municipality of Halton and the Official Plan for the Halton Planning Area;

AND WHEREAS the said plan was approved as modified by the Minister of Housing on the first day of August, 1980;

AND WHEREAS Part III: Growth Management Policies, B, Major Regional and Provincial Components, Section 4 relates to "Waterfront";

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AND WHEREAS pursuant to the Waterfront Policy the Region required the preparation and adoption of a preferred Waterfront Plan to be incorporated as a part of the Regional Plan;

AND WHEREAS the Public Consultation Program undetaken in preparing the Waterfront Plan and the Official Plan Amendment to incorporate the Waterfront Plan into the Regional Plan included utilization of the Halton - Wentworth Waterfront Study; the Halton Region Conservation Authority's Waterfront Seminar; the establishment of a Halton Waterfront Working Group including representatives from the Halton Region Conservation Authority, the Area Municipalities, and the Ministry of Natural Resources; as well as a review of the draft plan by Regional Planning Committee and Council;

AND WHEREAS Public meetings on the draft preferred Waterfront Plan were advertised and subsequently held on the 29th day of January, 1980 at the Oakville Central Library and the 5th day of February, 1980 at the Burlington Central Library and the public comments arising from such meetings were considered and reflected in the final Waterfront Plan proposed in June of 1981;

THE COUNCIL OF THE CORPORATIONOF THE REGIONAL MUNICIPALITY OF HALTON in accordance with the provisions of Section 55(4) of the Regional Municipality of Halton Act, 1973, and Sections 13 and 17 of the Planning Act, R.S.O. 1970, Chapter 349 as amended, hereby enacts as follows:

1. Amendment No. 1 to the Official Plan for the Halton Planning Area consisting of explanatory text and maps designated as Schedules "A", "B", "C", and "D" respectively

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is hereby adopted.

2. THAT the Regional Clerk for the Regional Municipality of Halton is hereby authorized and directed to make application to the Minister of Housing for an approval of Amendment No. 1 to the Official Plan for the Halton Planning Area.

3. This by-law shall come into force and take effect on the day of final passing thereof.

READ a FIRST, SECOND and THIRD time this 17th day of June, 1981.

CHAIRMAN

CLERK

AMENDMENT NO. 1 TO THE OFFICIAL PLAN

FOR THE HALTON PLANNING AREA

AMENDMENT NO. 1 TO THE OFFICIAL PLAN

FOR THE HALTON PLANNING AREA

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Introduction

PART A - THE PREAMBLE does not constitute part of this amendment.

PART B - THE AMENDMENT, consisting of the following text and maps (designated schedules A, B, C and D), constitutes Amendment No. 1 to the Official Plan for the Halton Planning Area.

Part C - the Appendices does not constitute part of the amendment. These appendices (I through VI inclusive) contain a work program, the background data and references, planning considerations, and public involvement associated with this amendment.

PART A - THE PREAMBLE

PURPOSE

The purpose of this amendment is:

(1) To change the Policy Area designation of certain lands, as shown on Schedule "A" attached, from "Waterfront" to "Urban"; and

(2) To set forth a new Waterfront Goal and Objectives and new policies governing the remaining Waterfront Area in the Halton Regional Official Plan; and

(3) To add 3 new maps, as shown on Schedule "B", "C" and "D", to further designate a Waterfront Public Use Area and a Waterfront Complementary Use Area within the new Waterfront Area.

LOCATION

This amendment consists of six parts which shall be referred to as Items (1) to (6).

Item (1): The lands affected by this redesignation are located within the Waterfront Area shown on Schedule "A" (Map 1 - The Regional Concept) which is along the Hamilton Harbour and Lake Ontario shoreline on the southerly edge of the Halton Planning Area.

Item (2): More detailed maps of the Waterfront Area (Schedules "B", "C" and "D" attached) are located immediately following Part III, Section B4 of the Regional Official Plan for the Halton Planning Area.

Item (3): A new introductory section entitled Basis for the Waterfront Plan is located at the end of Part I of the Regional Official Plan for the Halton Planning Area.

Item (4): A new Goal and Objectives for the Waterfront Area are located in Part II Section 3F of the Regional Official Plan for the Halton Planning Area.

Item (5): Special policies governing the lands to remain Waterfront Area, shown as Area 2 on Schedule "A", are located in Part III, Section B4, Waterfront Policies, of the Regional Official Plan for the Halton Planning Area. The existing Waterfront policies shall all be deleted.

Item (6): Implementation policies governing the lands remaining in the Waterfront Area are to be added to Part V of the Regional Official Plan for the Halton Planning Area, as Section I.

PART B - THE AMENDMENT

INTRODUCTORY STATEMENT

All of this part of the document entitled Part B - The Amendment, consisting of the following text and attached maps designated Schedules "A", "B", "C", and "D", constitutes Amendment No. 1 to the Regional Official Plan for the Halton Planning Area.

DETAILS OF THE AMENDMENT

The Regional Official Plan is amended as follows:

Item (1):

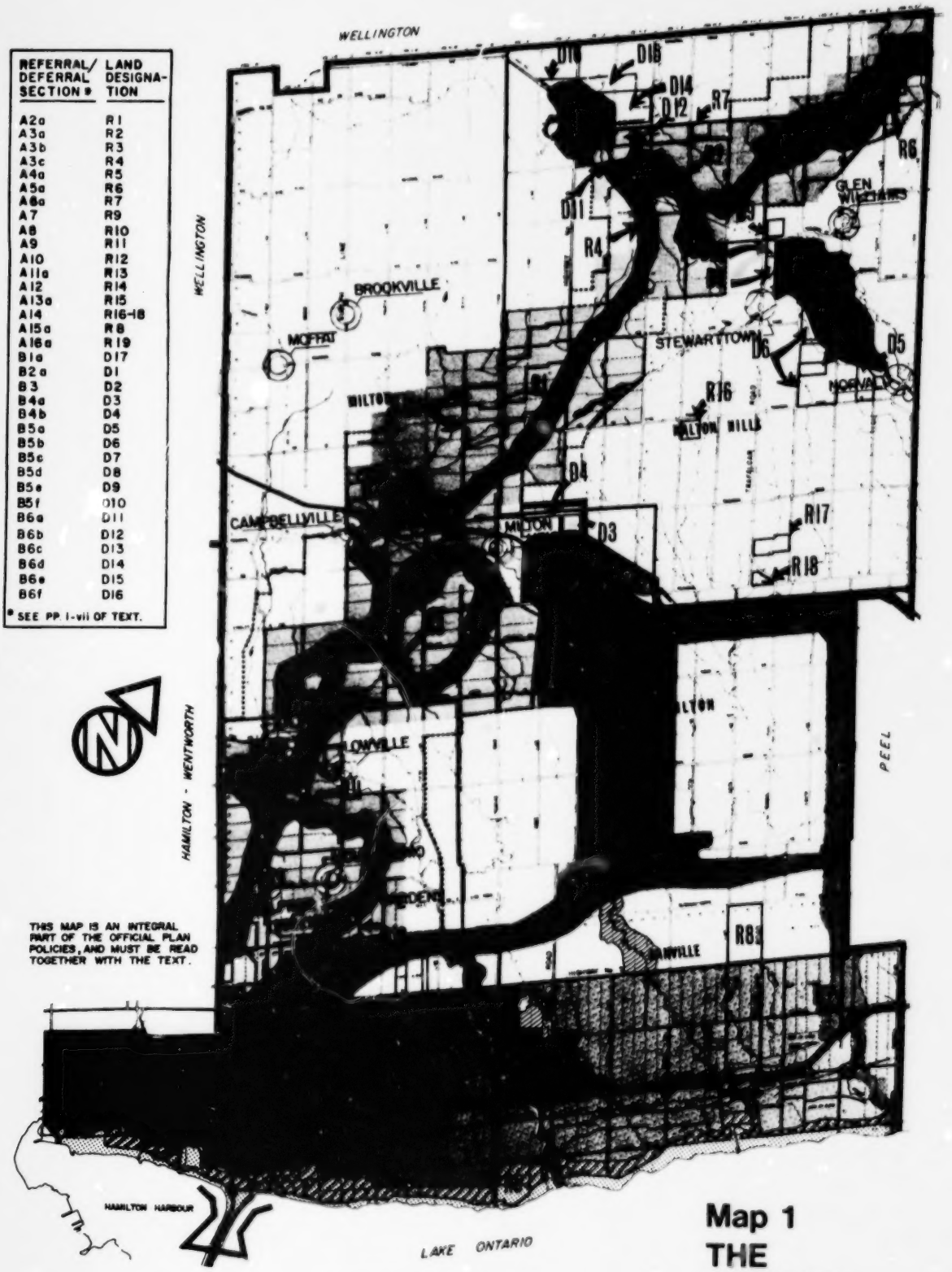
The area indicated on the attached Schedule "A" of the Official Plan Map 1: The Regional Concept as Area 1 is redesignated from "Waterfront Area" to "Urban Area".

Item (2):

The attached maps labelled as Schedules "B", "C" and "D" (the Western, Central and Eastern Section Maps in the Halton Waterfront Plan) are added to the Official Plan immediately following Part III, Section B4.

REFERRAL/ DEFERRAL SECTION *	LAND DESIGNATION
A2a	R1
A3a	R2
A3b	R3
A3c	R4
A4a	R5
A5a	R6
A6a	R7
A7	R9
A8	R10
A9	R11
A10	R12
A11a	R13
A12	R14
A13a	R15
A14	R16-18
A15a	R8
A16a	R19
B1a	D17
B2a	D1
B3	D2
B4a	D3
B4b	D4
B5a	D5
B5b	D6
B5c	D7
B5d	D8
B5e	D9
B5f	D10
B6a	D11
B6b	D12
B6c	D13
B6d	D14
B6e	D15
B6f	D16

* SEE PP. I-vii OF TEXT.



THIS MAP IS AN INTEGRAL PART OF THE OFFICIAL PLAN POLICIES, AND MUST BE READ TOGETHER WITH THE TEXT.

PROVINCIAL POLICY AREAS

- PARKWAY BELT
- BOUNDARY OF NIAGARA ESCARPMENT COMMISSION'S PROPOSED PLAN

REGIONAL POLICY AREAS

- PARKWAY BELT EXTENSION -
  - PUBLIC USE AREA
  - COMPLEMENTARY USE AREA
- NIAGARA ESCARPMENT -
  - SCARP PROTECTION AREA
  - COMPLEMENTARY USE AREA
- URBAN AREA
- WATERFRONT AREA
- HAMLETS
- RURAL AREA

Map 1
THE REGIONAL CONCEPT

SCHEDULE 'A'

- AREA 1
- AREA 2

HALTON WATERFRONT PLAN
WESTERN SECTION

I

WATERFRONT PUBLIC USE AREA
- REGIONAL WATERFRONT PARK
- LOCAL WATERFRONT PARK
- LANDFILL PROPOSAL
- PARKWAY BELT

WATERFRONT COMPLEMENTARY USE AREA
- WATERFRONT URBAN
- WATERFRONT OPEN SPACE

WATERFRONT PLAN BOUNDARY

0.5 0 km 0.5 1.0

SCALE 1:20,000

Schedule "B"

LASALLE PARK

BURLINGTON BAY

FALCON CREEK

INDIAN CREEK

BURLINGTON BEACH

RAMBO CREEK

SIOUX LOOKOUT PARK CREEK

LAKE ONTARIO

CANADA C... FOR INLAN... ERS

BURLINGTON CANAL

HALTON WATERFRONT PLAN
CENTRAL SECTION

2

WATERFRONT PUBLIC USE AREA
REGIONAL WATERFRONT PARK
LOCAL WATERFRONT PARK
LANDFILL PROPOSAL
PARKWAY BELT
WATERFRONT COMPLEMENTARY USE AREA
WATERFRONT URBAN
WATERFRONT OPEN SPACE
WATERFRONT PLAN BOUNDARY

0.5 0 km 0.5 1.0
SCALE 1:20,000

Schedule "C"

SHOREACRES CREEK
APPLEBY CREEK
BURLOAK WATERFRONT PARK
SHELL PIER
SHELDON CREEK
BRONTE BEACH PARK
BRONTE HARBOUR
FISHERMANS WHARF
LAKE ONTARIO

HALTON WATERFRONT PLAN
EASTERN SECTION

3

WATERFRONT PUBLIC USE AREA
- REGIONAL WATERFRONT PARK
- LOCAL WATERFRONT PARK
- LANDFILL PROPOSAL
- PARKWAY BELT

WATERFRONT COMPLEMENTARY USE AREA
- WATERFRONT URBAN
- WATERFRONT OPEN SPACE

WATERFRONT PLAN BOUNDARY

0.5 0 km 0.5 1.0

SCALE 1:20,000

Schedule "D"

Item (3) :

Part I (Introduction) of the Official Plan for the Halton Planning Area is hereby amended by adding the following after Section 9.

"10. BASIS FOR THE WATERFRONT PLAN

The lands affected by the Waterfront Plan are now designated "Waterfront Area" as shown on Map 1 - the Regional Concept - in the Regional Official Plan. At the time the Official Plan was prepared, it was anticipated that the Regional Municipality of Halton, the Halton Region Conservation Authority, the City of Burlington and the Town of Oakville would participate in a Waterfront Working Group and prepare a Halton Waterfront Plan that would subsequently be the basis for a Regional Official Plan Amendment. The purpose of the Halton Waterfront Plan is to serve as a guide for the improvement and protection of the Lake Ontario Waterfront Area within the Regional Municipality of Halton. The Halton Waterfront is a major resource in Halton, and an important part of a provincially significant Lake Ontario shoreline.

The Waterfront Plan is regional in scope. The emphasis is on providing major open space areas for residents from all of Halton, and planning for the entire waterfront from the Hamilton border to the Mississauga border.

The Halton-Wentworth Waterfront Study was completed in June, 1974 and served as a foundation for the development of the Halton Waterfront Plan. The Study identified areas of the Halton shoreline that were suitable for recreational development. In addition, policies were proposed to protect stream valleys, preserve fish and wildlife habitat, and improve water and air quality. Erosion protection standards and development control procedures along the waterfront were also included. The experience gained over the last five years with the Halton-Wentworth Waterfront Study has been taken into account in developing the Waterfront Plan.

After several years of discussions on the Waterfront Study, a seminar was convened by the Halton Region Conservation Authority on November 25, 1978. The result of the seminar was the establishment of the Halton Waterfront Working Group by resolutions of the Halton, Burlington and Oakville Councils and the Halton Region Conservation Authority. The Working Group met regularly commencing in March, 1979, and with the Halton Regional Planning Department, prepared the Halton Waterfront Plan. The objective of the Working Group was to work as a technical committee consisting of representatives from each municipality involved, the

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Conservation Authority and the Ministry of Natural Resources, and use existing information and in-house expertise to prepare the Waterfront Plan.

The Waterfront Plan concept is to identify major Regional Waterfront Parks at intervals along the entire Halton Waterfront as nodes of intensive public use, and provide a linkage system of cycle, pedestrian and vehicular access on public land to join the Regional and local parks. The concept excludes a waterfront strip along the entire shoreline, as previously envisioned in the Halton-Wentworth Waterfront Study, and instead provides a nodal, rather than a linear pattern of open space areas. The linkages would occur along Lakeshore Road and Northshore Boulevard and within existing and proposed waterfront parks.

A "shoreline belt" is established which includes the area within the Waterfront Plan boundary as indicated on the maps. This establishes a continuous waterfront planning area along the Halton shoreline.

The main requirement within the Waterfront Plan was the development of master plans for Regional Waterfront Parks and the commitment to complete an Environmental Assessment for landfill projects. Due to the extensive development existing along the Halton shoreline, the overall Waterfront Plan does not alter the basic existing land use pattern along the shoreline. Waterfront parks are designated where the natural features, or existing open space areas, provide an opportunity for public use through acquisition and development. The open space character of the Halton Waterfront is maintained and enhanced through the designation of public use areas, open space areas, and the implementation of policies regarding development along the shoreline.

An important feature of the Waterfront Plan is a priority schedule which indicates the areas where funding should be channelled in the early stages of the Plan development. The schedule particularly emphasizes erosion protection as a first priority, and acquisition of waterfront land as a second priority. Also, the order of significance of the various Regional Waterfront Parks is established, and an indication of the time for implementation of various projects within and between Waterfront Parks is provided.

The Waterfront policies provide overall direction for, and divides the responsibility among, the main participants - including the Regional Municipality of Halton, the City of Burlington, the Town of Oakville, the Halton Region Conservation Authority and the Ministry of Natural Resources. The Waterfront Plan provides the framework for a co-operative effort from these main participants to co-ordinate funding and resources and maximize the potential of the waterfront

area. The Waterfront Plan establishes a new goal and objectives for the Halton Waterfront Area. A major objective is to maximize public access to the waterfront through the provision of Regional Waterfront Parks and the recognition of local waterfront parks and other open space areas."

Item (4):

Part II, Section 3F (Waterfront Goal and Objectives) is hereby deleted, in its entirety, and replaced by the following:

"Goal:

1. To improve and protect the Halton waterfront area as a major resource that is part of the provincially significant Lake Ontario shoreline.

Objective:

1. To maintain the basic existing land use pattern along the waterfront by developing the waterfront in a manner compatible with existing land uses.

2. To maximize public accessibility to the Halton Waterfront by increasing the amount of well distributed public open space.

3. To identify regional waterfront parks that provide a variety of recreational opportunities along the Halton waterfront.

4. To prevent building on Hazard Lands and establish priorities for erosion protection on public land based on established criteria.

5. To preserve stream valleys as an important open space feature of the waterfront.

6. To establish policies for the control of waterfront development that implement the objectives of the Waterfront Plan.

7. To encourage the appropriate government agencies to improve air and water quality, and fish and wildlife resources in the waterfront area.

8. To recognize existing financial constraints in identifying priorities on the Halton waterfront.

9. To identify and protect historic, architectural, landscape and geological features of regional significance, and incorporate them into Waterfront Public Use Areas, where feasible."

Item (5):

Part III, Section B 4 of the Regional Official Plan for the Halton Planning Area is hereby deleted, in its entirety, and replaced by the following:

"4. Waterfront

a. Designations

The policy of the Region is to:

1. Designate the Waterfront Area for Halton as shown on Maps 1, 2 and 3.

2. Adopt, as the Region's policy supporting Regional Waterfront Goals and Objectives, the following two designations as shown on Maps 1, 2 and 3: Waterfront Public Use Area and Waterfront Complementary Use Area, both as defined by this Plan.

The Waterfront Public Use Area includes designated Regional and Local Waterfront Parks owned or to be purchased by a public body. The Waterfront Complementary Use Area includes Waterfront Urban and Waterfront Open Space areas based on the desirability of further restriction of uses in an adequate adjoining "shoreline belt" to protect the setting of the waterfront, including closely related Environmentally Sensitive Areas and Hazard Lands.

b. Waterfront Public Use Area

The policy of the Region is to:

1. Require, relative to the Waterfront Public Use Area, that local by-laws and policies:

a) Recognize, protect and develop for public use, Regional and Local Waterfront Parks, as established in the Halton Waterfront Plan as adopted by Regional Council.

b) Permit, within Regional and Local Waterfront Parks, and where appropriate and/or in accordance with approved master plans, passive and active recreation, specialized waterfront commercial, institutional, marine and harbour facilities, cultural and historical facilities and public works.

c) Permit all legal existing uses of land, buildings and structures subject to the provisions of the Planning Act. R.S.O. 1970, c.349 respecting legal non-conforming uses.

d) Permit within the Parkway Belt West Plan area any uses allowed in that Plan.

c. Regional Waterfront Park

The policy of the Region is to:

1. Require for Regional Waterfront Parks:

a) That master plans be prepared by the Halton Region Conservation Authority in consultation with the municipalities and provincial ministries, and approved by the Conservation Authority, the Area Municipality, the Ministry of Natural Resources and the Region of Halton.

b) That master plans provide adequate provisions, where appropriate, for traffic movements, parking, servicing, construction activity, boat storage, compatibility with surrounding land uses, vandalism problems,

interpretive facilities, a variety of recreational uses, the effect on water intakes and storm outfalls, as well as other concerns and requirements.

c) That shoreline erosion protection of public land be the first priority, and acquisition of waterfront property, as the land becomes available, be the second priority.

d) That an Environmental Impact Analysis be prepared for landfilling projects, including their associated facilities, to be formally reviewed by the Ministry of the Environment and others, and where specified by Provincial Regulation, be considered for approval under the Environmental Assessment Act, as well as through the Ministry of Natural Resources Master Plan Review Process.

e) That proposals by individuals or organizations to lease public waterfront property and develop commercial activities, compatible with the objectives of the Plan, be considered on merit.

f) That the physical and biological features of Environmentally Sensitive Areas be protected.

g) That Local Architectural Conservation Advisory Committees be consulted regarding identification and protection of cultural and historical features.

h) That the demand for various recreational activities on the Halton waterfront be reviewed and the results incorporated into master plans.

d. Local Waterfront Park

The policy of the Region is to:

1. Require, for Local Waterfront Parks, that Area Municipalities develop and maintain Local Waterfront Parks in a manner compatible with the goals and objectives of the Halton Waterfront Plan.

e. Waterfront Complementary Use Area

The policy of the Region is to:

1. Permit, for the Waterfront Complementary Use Area, all legal existing uses of land, buildings and structures, subject to the provisions of the Planning Act, R.S.O. 1970, c.349, respecting legal non-conforming uses.

2. Acknowledge that this Plan does not prohibit or otherwise attempt to regulate the use of land owned by the Hamilton Harbour Commissioners for bona fide shipping and navigation purposes.

3. Require that local by-laws implementing this Plan contain a provision that exempts the development of land owned by the Hamilton Harbour Commissioners for bona fide shipping and navigation purposes.

f. Waterfront Open Space

The policy of the Region is to:

1. Require, relative to the Waterfront Open Space area, that local by-laws and policies.

   a) Permit only limited structures, in valley lands and on flood plains, that are designed to be used for open space purposes and are approved in advance by the Halton Region Conservation Authority.

   b) Designate and zone these lands in an appropriate open space category.

2. Require that the Halton Region Conservation Authority enforce Fill and Flood Plain Regulations on valley lands to restrict construction on flood plains, and prevent the unauthorized dumping of fill and alteration to water courses.

3. Acknowledge, for the Waterfront Open Space area, that some of these lands are not open to the general public, and that the lands will not be purchased by the Region for waterfront purposes.

4. Consider, if the open space area is the subject of a development application, conveyance of the land along the shoreline to a public body as a condition of development approval, or purchase of all or part of the land at market value.

g. Waterfront Urban Area

The policy of the Region is to:

1. Require, for the Waterfront Urban Area, that local by-laws and/or policies permit uses subject to the other Waterfront Urban policies in Section 3.2.2.

2. Request, where property immediately adjacent to Lake Ontario is the subject of a development or redevelopment application, that the Conservation Authority require the following condition of approval:

   a) That shoreline erosion protection be investigated by the proponent considering physical characteristics, flood and erosion hazards, littoral zone limits and wave characteristics and implemented to the satisfaction of the Halton Region Conservation Authority, the Ministry of Natural Resources and the Area Municipality.

3. Require, where property immediately adjacent to Lake Ontario is the subject of a development or redevelopment application, that building setbacks, sufficient to assure long term safety of the structure, be established by the Area Municipality in consultation with the Halton Region Conservation Authority and the Ministry of Natural Resources.

4. Encourage the Area Municipality, as part of conditions of development or redevelopment approval, to:

   a) Obtain hazard lands, valley lands and flood plain lands as public open space and,

b) Obtain suitable waterfront property for public access to Lake Ontario and/or,

c) Retain a public open space buffer strip, on tableland adjacent to valley lands, to provide an access link to the waterfront.

5. Require, where the siting or size of a development warrants, that the proponent and the Area Municipality minimize any adverse effect on views of Lake Ontario from public places such as roads and parks, and also, minimize any adverse effect on on-shore lake breezes.

6. Encourage the Area Municipalities to provide improvements to existing parks in the waterfront area, and provide new parks, including street-end parks and creek-mouth parks, to complement the Halton Waterfront Plan.

7. Consider, where land abutting a Regional Waterfront Park is the subject of a development application, conveyance of a suitable portion of shoreline property to a public body as a condition of development approval.

8. Require the preparation of a waterfront park linkage plan to include bicycle paths, pedestrian walkways and a scenic drive, where appropriate, on existing roads and in waterfront parks.

9. Require that local zoning by-laws restrict development in Lake Ontario, subject to the approval of the Halton Region Conservation Authority, the Ministry of Natural Resources and

the Area Municipality, and permit only open space uses, docks and erosion protection works on water lots.

10. Encourage the Ministry of Natural Resources and the Halton Region Conservation Authority to develop management programs for the revitalization of fisheries and wildlife resources along the shoreline of Lake Ontario and its tributaries.

11. Encourage the Ministry of the Environment to enforce existing regulations relative to air and water quality along the Halton waterfront, and, in cooperation with Environment Canada, to investigate specific means by which the water quality problems in Burlington Bay may be overcome.

12. Encourage the Halton Region Conservation Authority to:

    1. Implement Fill Regulations along the Lake Ontario shoreline.

    2. Develop a demonstration project of Lakeshore Erosion Protection Methods which private landowners and municipalities can observe and study."

Item (6):

Part V (Carrying Out the Plan) of the Official Plan for the Halton Planning Area is hereby amended by adding the following after Section H:

"I WATERFRONT PLAN

Implementation

1. Participants

The implementation of the Halton Waterfront Plan will require, over an extended period of time, a diligent cooperative effort from the main participants; the Halton Region Conservation Authority, the City of Burlington, the Town of Oakville, the Regional Municipality of Halton and the Ministry of Natural Resources. To assist in maintaining the initiative achieved through approval of this Plan, the Halton Waterfront Working Group, with representatives from each of the participating bodies, will continue to meet and co-ordinate implementation of the Waterfront Plan.

The role of the Halton Region Conservation Authority is to implement projects within Regional Waterfront Parks by carrying out the following.

1. Acquisition of land.

2. Master planning and engineering studies.

3. Environmental assessments and landfilling.

4. Shoreline protection works.

5. Basic park development.

These tasks will be accomplished after ongoing consultation with, and final approval from, each of the main participants.

The role of the Regional Municipality of Halton is to co-ordinate implementation according to established priorities, review and approve master plans, and provide part of the funding. The Regional Planning Staff and the Waterfront Working Group will periodically report to Regional Council, the other main participants and the public on the progress to date of implementing the Waterfront Plan.

The role of the Area Municipalities, Burlington and Oakville, is to review and approve master plans, and operate and maintain Regional Waterfront Parks with the assistance of a cost sharing arrangement. In order to obtain provincial funding through the involvement of the Conservation Authority, municipally owned park land, which is specifically required for further park development, will be transferred to the Conservation Authority under an agreement involving a satisfactory lease back arrangement. The Area Municipality will provide park facilities, in addition to the basic park development provided by the Conservation Authority, which may include, for example, washroom facilities, sports fields, recreational buildings, etc., according to the approved master plan.

The role of the Ministry of Natural Resources is to review and approve master plans for Regional Waterfront Parks and provide part of the funding.

2. Priorities

Implementation of the Waterfront Plan will follow the priorities as established on the Priority Schedule below. Priority A parks will be planned, and development at least started, during the first five

PRIORITY SCHEDULE

PRIORITY A

Burloak Waterfront Park
Bronte Harbour
Burlington Beach (Beachway Park)
Oakville Harbour

PRIORITY B

Spencer Smith Park
Shoreacres Creek Valley
Joshua Creek Park
Coronation Park
LaSalle Park

PRIORITY C

Fourteen Mile Creek Valley
Gairloch Gardens

years following approval of the Waterfront Plan. Priority B parks will be planned and developed during the first ten years following approval, and in general, after progress has been made on Priority A parks. Priority C parks will be planned and developed as time and funding permit, but generally will be reserved for future consideration towards the end of the ten year period.

The parks in the Priority A category are considered to be a high priority due to their large size and significance as an open space area in a regional context. The two harbours in Oakville and the Burlington Beach are unique waterfront features in Halton. The Burloak Waterfront Park is also unique in the sense that this is the only area on the waterfront where a single park can be located in both Burlington and Oakville. Acquisition of key properties in these parks is required now before development occurs. Erosion is a major problem in most Priority A parks and must be arrested at an early date to save existing property.

The Priority B parks have significant potential to become major waterfront parks in the near future, but acquisition and erosion protection works are not as critical as they are in the A areas. The Priority C parks do not require acquisition or erosion protection in the near future and, therefore, in the interest of funding the most urgent needs first, these parks are identified now but implementation is delayed until higher priorities are considered.

It is intended that work will proceed in more than one park at a time, and that some refinement to the priorities will be necessary as planning and engineering studies are completed, or when particular parcels of waterfront property become available.

Within the priorities schedule, the first priority is shoreline erosion protection and the second priority is acquisition of waterfront property as the land becomes available.

Shoreline erosion protection will be provided on public land following engineering and environmental studies. A great deal of data from previous studies is already available to assess the necessity and form of shoreline protection works. In some instances, studies will indicate that no additional protection is required because the existing shore, usually in this case a shingle or sand beach, is stable. The data to evaluate erosion protection requirements will come from the Halton-Wentworth Waterfront Study data files, the Canada Centre for Inland Waters, the Halton Region Conservation Authority, Fisheries and Oceans Canada and the Ontario Ministries of Natural Resources and the Environment. The studies will consider the following factors taken from the Draft Canada/Ontario Great Lakes Shore Management Guide, 1980:

1) physiographic
2) flood and erosion hazard areas
3) geomorphology
4) littoral zone limits
5) environmental data
6) wave characteristics (eg. fetch, littoral, drift, recession and deposition zones, and water levels).

Shoreline erosion protection on private land will only be considered under the terms and conditions of the Ontario Shoreline Property Assistance Act, 1973.

This Plan will require approval in principle from the Ministry of Natural Resources as well as "section 23" approval under the Ontario Conservation Authorities Act, for individual projects. The Waterfront Plan will be submitted to the Ministry of Housing as a Regional Official Plan Amendment. The Waterfront Plan will be incorporated into the Regional Plan by reference, and in addition, key policies and the Goal and Objectives will be placed in the Regional Plan in the appropriate section.

3. Financing

Funding of Regional Waterfront Parks is to be shared as follows; the Ministry of Natural Resources (through the Halton Region Conservation Authority) contributes 50% to 55% of the development costs and the Regional Municipality of Halton contributes 45% to 50%. The Region of Halton is deemed to be the Benefitting Municipality for projects implemented in the Waterfront Plan and therefore will be assessed the Conservation Authority's share (45% to 50%) of the cost. The difference in funding percentages is due to the fact that Ministry of Natural Resources will provide a 55% grant to the Conservation Authority for waterfront projects that fulfill their water and related land management objectives, and a 50% grant for projects that fulfill their conservation and recreation land management objectives. A total allocation of at least two million dollars each year (1980 dollars) for the

first five years is recommended (i.e., the Regional Municipality of Halton's annual cost would be $900,000.00). The allocation should be reviewed again prior to commencing the second five year period.

Preliminary approvals and budgeting will be co-ordinated by the Regional Municipality of Halton with advice from the Halton Waterfront Working Group. Detailed cost estimates for individual undertakings will be prepared by the Halton Region Conservation Authority following preliminary engineering studies as part of the implementation process. Following the priorities of the Waterfront Plan, the Region of Halton and the Conservation Authority will propose an annual budget to undertake detailed studies and develop parks.

The Halton Region Conservation Authority will require special funding from the Ministry of Natural Resources, in addition to their baseline funding, to implement the Waterfront Plan.

Funding for marinas is available from the Small Craft Harbours Branch, Canada Fisheries and Oceans, under the Marina Policy Assistance Program.

Funding for private property shoreline erosion protection is available to individual landowners from the Area and Regional Municipalities under the Ontario Shoreline Property Assistance Act, 1973.

Funding for cultural and historical facilities will be requested from the Ministry of Culture and Recreation."

PART C - THE APPENDICES

The following appendices do not constitute part of Amendment No. 1, but are included as information supporting the amendment.

Appendix I	Waterfront Plan Work Program
Appendix II	Regional Waterfront Parks
Appendix III	Criteria for Waterfront Designations
Appendix IV	Background Information
Appendix V	References
Appendix VI	Public Consultation

APPENDIX I

The following work program describes the method of preparation and review process.

PHASE I REVIEW OF STUDIES, INVENTORY AND SETTING OF OBJECTIVES

1 - Review existing Waterfront Studies
2 - Inventory Public Ownership, Project Proposals and Existing Opportunities
3 - Prepare Aerial Base Maps
4 - Review Area Municipality and Conservation Authority Policies
5 - Draft Goals and Objectives
6 - Goals and Objectives to Regional Council

Completed August 1979.

PHASE II DETERMINING NEEDS, POLICIES AND PRIORITIES

7 - Evaluate Inventory Results Against Objectives
8 - Evaluate Policies Against Objectives
9 - Select Preferred Projects and Priorize
10 - Draft Land Use Designations
11 - Draft Policies for Designation

Completed October 1979.

PHASE III DRAFT PREFERRED WATERFRONT PLAN

12 - Revise Projects, Designations and Policies
13 - Prepare Maps
14 - Prepare Draft Plan
15 - Draft Plan to Regional Council

Completed December 1979.

PHASE IV PUBLIC CONSULTATION

16 - Review Public Consultation Schedule
17 - Hold Public Meetings
18 - Circulate Draft Plan to Agencies
19 - Evaluate Comments Received
20 - Staff Analysis of Public Comments and Recommended Changes Report to Regional Council

Completed October 1980

PHASE V APPROVAL OF THE HALTON WATERFRONT PLAN

21 - Prepare Revised Waterfront Plan
22 - Circulate to Main Participants
23 - Receive Comments and Prepare Final Plan for Council Adoption

Completed May 1981

24 - Forward Plan to Ministry of Housing as Regional Official Plan Amendment
25 - Forward Plan through the Halton Region Conservation Authority to the Ministry of Natural Resources for approval in principle.

APPENDIX II

Regional Waterfront Parks

1. Burloak Waterfront Park

This Regional Waterfront Park is located south of the intersection of Burloak Road and Lakeshore Road in both the Town of Oakville and the City of Burlington. The land between Lakeshore Road and Lake Ontario becomes very narrow in the vicinity of Burloak Road. The park extends east and west of Lakeview Park onto land that is partly developed for residential use. Many of the homes are very close to the lake at the present time and require shoreline protection. The Shell House is located at the eastern extremity of the park outside the project boundary. Lakeshore Road and Burloak Road provide good access to the area.

Lakeview Park, owned by the City of Burlington, is the only publicly accessible portion of the park at the present time. The City of Burlington owns two additional properties to the west of Lakeview Park and intends to eventually acquire all seven properties west of the townline.

The Acro property, which forms the western boundary of the park, is a critical portion of land to be acquired. The main feature of the park is an 8 hectare landfill extension which will greatly expand the existing land available for recreational use. Acquisition of approximately 5 hectares of private land is required to form a base for the park. A preliminary engineering and environmental assessment analysis will be necessary before the landfill phase of the development is started. The proposal could be developed in several phases depending on the availability of fill material.

The proposal is based on a study completed in 1977 by F. J. Reinders and Associates, for the City of Burlington entitled "Engineering Study of Extension and Protection of Lakeview and Sioux Lookout Parks".

2. Bronte Harbour

The Bronte Harbour is located at the mouth of the Bronte (Twelve Mile) Creek in the Town of Oakville. Most of the land south of Lakeshore Road identified as Regional Waterfront Park is publicly held at present. Shoreline protection at Bronte Bluffs Park is a high priority due to the existing erosion problem. Some land acquisition is proposed north of Lakeshore Road by the Parkway Belt West Plan to allow public access to the upper Bronte Creek Valley.

The Oakville Harbour Development Authority has completed a master plan for development of the harbour and has implemented a majority of the proposals in the plan. This master plan will continue to act as a guide to development in the harbour.

The popularity of sport fishing in the harbour requires improvements to parking and access facilities.

The federal government owns the piers and is responsible for improvements to them.

3. Burlington Beach (Beachway Park)

Burlington Beach is located on a narrow strip of land between Burlington Bay and Lake Ontario. The beach is on the east side of the strip adjacent to the Queen Elizabeth Way and south of downtown Burlington.

The Beach is surrounded by a variety of land uses including the Burlington Canal, the Canada Centre for Inland Waters, the Queen Elizabeth Highway, the Skyway Sewage Treatment Plant, Brant Hospital and an old residential area.

All the land between the railway service and Lake Ontario is owned by the City of Burlington. Acquisition of the houses on the Beach has been proceeding since 1976 with funding from the Halton Region Conservation Authority and the Ministry of Natural Resources. It is anticipated that several years will be required to acquire all the houses in the waterfront area, and acquisition of Burlington Beach homes will occur as they become available even if it should take longer than ten years.

Negotiations with the Canadian National Railways to remove the railway service is under way.

An overall master plan for the area is required to assist in an orderly development of the area for recreational use. During preparation of the master plan, the Hamilton Region Conservation Authority, the City of Hamilton and the Region of Hamilton-Wentworth will be consulted.

The Brant Inn property is in a critical location as it provides an important connection between Spencer Smith Park and Burlington Beach. Acquisition of this property is a priority in the Plan.

4. Oakville Harbour

The Oakville Harbour is located at the mouth of the Sixteen Mile Creek in the Town of Oakville. All of the land south of Lakeshore Road along the Sixteen Mile creek is publicly owned. The Oakville Club is outside the Waterfront Public Use Area.

Shoreline protection at the Erchless property and Lakeside Park is a priority in the Plan.

Oakville Harbour is surrounded by old residential neighbourhoods and is near the downtown area of Oakville. Several major municipal buildings are situated immediately upstream of the main harbour area.

The Oakville Harbour Development Authority Master Plan, which was completed in 1974, will act as a guide for the development of the harbour.

The Lakeside Park area will not be substantially widened. There are no plans intended for a walkway on tableland adjacent to the Sixteen Mile Creek north of Rebecca Street.

5. Spencer Smith Park

Spencer Smith Park is located at the foot of Brant Street on the shore of Lake Ontario. The existing park is extensively used for boat launching and passive recreation. A canoe club and Tourist Information Centre also exist in the park. Good access is provided from Brant Street and Lakeshore Road. The park is immediately adjacent to the downtown area of Burlington and a tremendous opportunity exists to enhance further the attractiveness of this area.

The major feature of the project is a landfill extension into the lake to provide additional open space and sheltered water for recreation. Preliminary engineering studies and an environmental assessment of the landfill proposal are required to further assess the proposal.

6. Shoreacres Creek Valley

The area is located at the mouth of Shoreacres Creek, south-east of the intersection of Lakeshore Road and Shoreacres Road in Burlington. The entire valley of the Shoreacres Creek south of Lakeshore Road is in a natural state at present. The Plan calls for acquisition of the valley lands and development of the area for passive use. The area will remain in its natural state with some limited parking facilities and trail development. The surrounding land use is entirely low density residential.

7. Joshua Creek Park

The Joshua Creek Park area is located south of Lakeshore Road on the townline between the Town of Oakville and the City of Mississauga. The acquisition of a few additional waterfront strips of land to the west of Joshua Creek will provide a complete promenade along the waterfront for a considerable distance.

Shoreline protection is required along the lakefront to protect the existing land near the mouth of Joshua Creek. A public open space linear system can be provided upstream along the Joshua Creek valley since most of this land is in public ownership now.

The surrounding land use is low density residential in Oakville, and industrial in Mississauga. Access is via Winston Churchill Boulevard (townline) and Lakeshore Road.

The adjacent land in Mississauga is also Parkway Belt and is designated Public Open Space for an Electric Power Facility. If the Credit Valley Conservation Authority's plan for a waterfront park on this site becomes a reality, then a co-operative plan will be devised for the two adjoining waterfront projects.

8. LaSalle Park

LaSalle Park is located on Northshore Boulevard at Waterdown Road in Burlington. An engineering study of the shoreline protection requirements at LaSalle Park was completed in 1980. A private boat mooring facility has been proposed for the area. Park development in the future will be determined by the master plan.

A secondary priority of the Plan is the transfer of ownership of LaSalle Park from the City of Hamilton to the City of Burlington or the Halton Region Conservation Authority.

The park is owned by the City of Hamilton and managed by the City of Burlington under agreement with Hamilton. The surrounding land use is low to high density residential.

9. Fourteen Mile Creek Valley

Fourteen Mile Creek outfalls into Lake Ontario east of Wolfdale Court in west Oakville. The lands along the Fourteen Mile Creek south of Lakeshore Road are in private ownership. The Plan calls for the lands to be publicly acquired or conveyed as part of a subdivision agreement. Maintenance of the area in its natural state for passive use is proposed. The surrounding land use is low density residential.

10. Gairloch Gardens

Gairloch Gardens is located west of Ennisclare Avenue and south of Lakeshore Road at the mouth of the Morrison Creek in east Oakville. The park is entirely in public ownership. Some improvements to the park and buildings are recommended in the plan. In the future, shoreline protection works will be necessary. The surrounding land use is low density residential.

11. Coronation Park

Coronation Park is located on Lakeshore Road east of the Third Line in west Oakville. The 10 hectare park is owned by the Town of Oakville. Present activities and facilities include picnicing, softball, children's playground, snack bar, band shelter, "Red House", boat ramp, and washroom. The park is already very popular and has potential to be further developed through an approved master plan. The surrounding land use is low density residential.

APPENDIX III

Criteria for Designation

1.1 Regional Waterfront Park

For designation, the area must satisfy one or more of the following criteria:

1. The area overlaps the boundary of two local municipalities.

2. The area serves, or potentially serves, a population beyond the local neighbourhood and Area Municipality.

3. The area either directly abuts Lake Ontario or is on a navigable waterway connected to the lake, and the waterfrontage or area is of a Regional scale or nature.

4. The area has the potential to provide regional scale recreational or cultural activities.

5. The area contributes to the form, character and identity of the waterfront through the existence of regionally significant natural, cultural or historical features.

6. The area is accessible from a major road.

7. The area is part of a regional open space corridor or associated with existing major water management improvement works.

1.2 Local Waterfront Park

For designation, the area must satisfy all of the following criteria:

1. The area is owned by an Area Municipality.

2. The area abuts, or is connected by Waterfront Open Space to, Lake Ontario.

3. The area is used for park or open space purposes.

1.3 Waterfront Open Space

For designation, the area must satisfy one or both of the following criteria:

1. The area is a valley land, hazard land or flood plain adjacent to Lake Ontario.

2. The area is now zoned open space by the Area Municipality and is adjacent to Lake Ontario or Hamilton Harbour.

1.4 Waterfront Urban Area

For designation, the area must be significantly influenced or affected by its proximity to Lake Ontario in at least one of the following ways:

a) The land abuts Lake Ontario and is subject to the erosive forces of wave action.

b) The land is located in an area where development on the land could significantly affect on-shore lake breezes, or views of the lake from public places such as roads and parks.

c) The land is part of a "shoreline belt" which provides a continuous planning area along the entire waterfront, and allows for a regional park linkage system to be created on public roads and parks.

d) The land is a significant open space area adjacent to Lake Ontario, or the land is a part of a stream valley and close to Lake Ontario.

APPENDIX IV

5.3 Background Information

The Halton-Wentworth Waterfront Study was completed in June, 1974. The study identified areas of the Halton shoreline that were suitable for recreational development. In addition, policies were proposed to protect stream valleys, preserve fish and wildlife habitat, and improve water and air quality. Erosion protection standards and development control procedures along the waterfront were also included.

The experience gained over the last five years with the Halton-Wentworth Waterfront Study has been taken into account in developing this Halton Waterfront Plan. Several new major waterfront projects have been proposed in Halton since the Halton-Wentworth Waterfront Study was concluded, and these were considered in the Plan. In addition, the escalating costs of all waterfront development schemes combined with a reduction in government funding assistance, required that the Plan be scaled down accordingly.

Since 1974, waterfront property has been purchased at Burlington Beach, Bronte Harbour and Oakville Harbour. Several sections of the Lake Ontario waterfront have been conveyed to the Town of Oakville as a condition of subdivision development. These were intended as waterfront promenades as proposed in the Halton-Wentworth Study.

Several major studies of erosion problems were completed in the Halton Region. Master plans have been developed for Bronte, Oakville and Hamilton Harbours. The waterfront policies initially proposed in the Halton-Wentworth Study have evolved in different directions in Burlington and Oakville.

The task of the Halton Waterfront Working Group was to consider all the events occuring to date on the waterfront; evaluate the Halton-Wentworth Waterfront Study recommendations and additional proposals received; and formulate a preferred waterfront plan.

The description below lists the major proposals raised in the Halton-Wentworth Waterfront Study and, in each case, is followed by an explanation of action that has

been taken since 1974 and/or a related policy or project proposed in the Halton Waterfront Plan.

1. An extensive public participation program was undertaken as part of the Halton-Wentworth Study process.

The procedure to be followed in seeking approval of the Halton Waterfront Plan provides an opportunity for additional public input.

2. A comprehensive Shoreline Protection Plan including both private and public land was recommended in the Study.

The high cost of erosion protection necessitates an emphasis in the Waterfront Plan on the protection of public land. Erosion studies completed since 1974 were used to determine needs and priorities. Additional data and studies completed recently are to be consulted in preparing erosion protection schemes. The Canada/Ontario Great Lakes Shore Management Guide, 1980, is being used to establish shore management protection criteria.

3. Several measures were recommended in the Study to improve water quality including; upgrading of sewage treatment plants, review of landfilling in Hamilton Harbour, and improvements to industrial effluent.

The Regional Municipality and the Ministry of the Environment are undertaking improvements and imposing regulations to enhance water quality.

4. Unsatisfactory air quality was identified on the Burlington Beach and at the Oakville Oil Refineries.

The Ministry of the Environment has assumed responsibility for air quality management and is urged in the Waterfront Plan to enforce air quality regulations.

5. Thirteen streams and valleys in Halton were identified as being worthy of preserving in their natural state. A Stream Valley Protection Plan, to include development control policies, was recommended for adoption in Area and Regional Official Plans.

Policies have been placed in official plans, and the Halton Region Conservation Authority's Fill and Flood Plain Regulations further protect stream valleys. Additional acquisition and management proposals are included in the Waterfront Plan.

6. Five areas in Halton were identified as high quality fish and wildlife habitats. The establishment of a management plan for each area was recommended.

The Ministry of Natural Resources and the Halton Region Conservation Authority are responsible for fish and wildlife management. Policies in the Plan urge these agencies to continue improving fish and wildlife habitat.

7. A pattern for future urban development was proposed following three principles.

a) The Hamilton Harbour industries are essential.

b) An open space system is required.

c) Multiple housing is desirable in selected waterfront locations.

Three regional parks in Halton were identified. Development of harbours at five mile intervals, and the establishment of community and local waterfront parks, were proposed.

The Halton Waterfront Plan provides a Regional Waterfront Park system using suitable waterfront property.

Some of the multiple housing projects proposed in 1974 have been constructed. Outside of Regional Waterfront Parks, the existing zoning is recognized.

Local Waterfront Parks are indicated in the Plan, and local municipalities are urged to acquire local parks where appropriate.

8. The Halton-Wentworth Study established criteria for the redevelopment of lakeshore estates that included a fifty foot public promenade, erosion protection measures and building setback requirements.

Experience has been gained over several years with the development control criteria recommended in the Study. Revised policies are a feature of the Waterfront Plan.

9. The Study recommended greatly increased access to the lakeshore through the provision of street-end parks, creek-mouth parks, creek trails, promenades and regional parks.

The Waterfront Plan provides access to the lakeshore by providing Regional Waterfront Parks and encouraging local municipalities to develop Local Waterfront Parks.

10. Six locations in Halton were established in the study for the creation of recreational harbours by landfilling into the lake.

Recreational harbour proposals are suggested in the Plan and priorities set for implementation of acceptable projects.

11. A tourism plan, incorporating tour routes to natural and historical points of interest, and a major interpretive centre on the beach, was suggested in the study.

The development of points of interests for tourists remains with the Area Municipalities. A major interpretive centre at Burlington Beach may be developed as part of the master plan for the area.

12. A major redevelopment of the Burlington Beach was proposed in the Study, including removal of the Skyway bridge, CNR tracks, hydro towers, and local houses, followed by the construction of a major public and private recreational development.

The Burlington Beach project is a priority item in the Waterfront Plan. A master plan will be developed as part of the five year implementation scheme. Discussions with the Canadian National Railways, Ontario Hydro, and the Ministry of Transportation and Communications regarding removal and relocation of their facilities is continuing.

13. Conflicts among competing demands in Hamilton Harbour were identified in the Halton-Wentworth Study, and resolution was suggested through consultation among municipalities and government agencies. A joint committee on landfill and water quality was recommended. The Regional boundary between Halton and Hamilton-Wentworth was proposed to be relocated in the centre of Burlington Bay.

The Hamilton Harbour Commissioners have recently completed a master plan for the harbour area. A water quality study of Burlington Bay was completed by the Ministry of the Environment.

14. The Halton-Wentworth Study commented on major transportation facilities proposed in 1974.

Discussion regarding transportation facilities are continuing and mainly affect the master plan for the Burlington Beach.

15. Conservation Authorities and Regional Municipalities were suggested as the appropriate bodies for implementing the study.

The Halton Waterfront Plan accepts this recommendation for Halton, and an implementation scheme including costs for the five year plan are included in the Halton Waterfront Plan.

APPENDIX V

5.4 References

1. HALTON - WENTWORTH WATERFRONT STUDY 1974, prepared by Acres Consulting Services Limited and Project Planning Associates Limited for the Waterfront Coordinating and Technical Committees.

2. OAKVILLE HARBOURS DEVELOPMENT AUTHORITY MASTER PLAN, 1974, prepared by the Oakville Harbours Development Authority for the Town of Oakville.

3. LAKESHORE EROSION STUDY, 1973, prepared by F. J. Reinders and Associates Limited for the Town of Oakville.

4. HALTON WENTWORTH WATERFRONT STUDY, SUMMARY OF RESEARCH WORKING PAPERS, 1973, prepared by Acres Consulting Services Limited and Project Planning Associates Limited for the Waterfront Coordinating and Technical Committees.

5. BRONTE LAKEFRONT STUDY, 1974, prepared by F. J. Reinders and Associates Limited for the Town of Oakville.

6. HAMILTON HARBOUR STUDY 1975, August, 1977, prepared by the Ministry of the Environment for the Province of Ontario.

7. CANADA-ONTARIO GREAT LAKES SHORE DAMAGE SURVEY, 1975, prepared by Environment Canada and the Ministry of Natural Resources for Canada and the Province of Ontario.

8. NEW MARINA ALTERNATIVES IN HAMILTON HARBOUR, 1976, prepared by Public Works Canada for the Hamilton Harbour Commissioners.

9. STATUS REPORT OUTER OAKVILLE HARBOUR, 1977, prepared by F. J. Reinders and Associates Limited for the Oakville Harbours Development Authority.

10. ENGINEERING STUDY OF EXTENSION AND PROTECTION OF LAKEVIEW AND SIOUX LOOKOUT PARKS, 1977, prepared by F. J. Reinders and Associates Limited for the City of Burlington.

11. HAMILTON HARBOUR PORT MASTER PLAN, 1978, prepared by the Planistics Group for the Hamilton Harbour Commissioners.

12. THE WATERFRONT PLAN FOR THE METROPOLITAN TORONTO PLANNING AREA, 1968, prepared by the Waterfront Advisory Committee for the Metropolitan Toronto Planning Board.

13. THE METROPOLITAN TORONTO AND REGION WATERFRONT PLAN 1972-1976, 1972, prepared by the Waterfront Advisory Board for the Metropolitan Toronto and Region Conservation Authority.

14. THE METROPOLITAN TORONTO AND REGION WATERFRONT PLAN 1972-1982, 1974, prepared by the Waterfront Advisory Board for the Metropolitan Toronto and Region Conservation Authority.

15. THE METROPOLITAN TORONTO AND REGION WATERFRONT PROJECT 1977-1981, 1976, prepared by the Waterfront Advisory Board for the Metropolitan Toronto and Region Conservation Authority.

16. THE MISSISSAUGA WATERFRONT prepared by Crysler and Lathem for the Credit Valley Conservation Authority.

17. PROGRAMME FOR PLANNING, 1974, prepared by the Central Waterfront Planning Committee for the City of Toronto.

18. WATERFRONT PRECEDENTS, 1976, prepared by the Central Waterfront Planning Committee for the City of Toronto.

19. Q.E.W. GUELPH LINE TO HIGHWAY 20, 1975, prepared by McCormick, Rankin and Associates for the Ministry of Transportation and Communications.

20. SHORELINE PROTECTION WUTHERING HEIGHTS, 1976, prepared by F. J. Reinders and Associates Ltd., for the Town of Oakville.

21. TOWN OF OAKVILLE PARKS AND RECREATION DEVELOPMENT PLAN prepared by Proctor and Redfern Ltd. for the Town of Oakville.

22. CANADA/ONTARIO GREAT LAKES SHORE MANAGEMENT GUIDE (Draft March 1980) prepared by the Ministry of Natural Resources, Fisheries and Oceans Canada and Environment Canada.

URBAN DOCUMENTATION CENTRE
RESEARCH UNIT FOR URBAN STUDIES
McMASTER UNIVERSITY
HAMILTON, ONTARIO

23. GRINDSTONE CREEK - AN INTERIM REPORT ON POLLUTION AND EROSION CONTROL IN GRINDSTONE CREEK BETWEEN WATERDOWN AND BURLINGTON BAY, 1977, prepared by the Grindstone Creek Subcommittee for the City of Hamilton.

24. STONEY CREEK WATERFRONT STUDY, 1980, prepared by F. J. Reinders Ltd. for the Hamilton Region Conservation Authority.

25. ST. CLAIR - HURON WATERFRONT STUDY, 1976, prepared by J. F. MacLaren Ltd. for the St. Clair Region Conservation Authority.

26. LAKE HURON WATERFRONT STUDY, 1979, prepared by J. F. MacLaren Ltd. for the Maitland Valley Conservation Authority.

27. METRO-WINDSOR WATERFRONT PLAN, 1978, prepared by J. F. MacLaren Ltd. for the Essex Region Conservation Authority.

APPENDIX VI: PUBLIC CONSULTATION

The public consultation program undertaken in preparing the Waterfront Plan and Official Plan Amendment can be subdivided into four parts as follows:

1. The Halton-Wentworth Waterfront Study.
2. The Halton Region Conservation Authority's Waterfront Seminar.
3. Meetings of the Halton Waterfront Working Group.
4. Regional Planning Committee and Councils review of the Halton Waterfront Plan.

1. Halton-Wentworth Waterfront Study

The Halton-Wentworth Waterfront Study, which presented planning guidelines for future use and management of land and water areas along the shores of the Regions of Halton and Hamilton-Wentworth, was jointly commissioned in the summer of 1972 by the Halton Region Conservation Authority, the Hamilton Region Conservation Authority and the Conservation Authorities Branch of the Ministry of Natural Resources. A consulting team of specialists in natural sciences, transportation, urban and regional planning, social sciences, landscape architecture, and marine engineering carried out their research, analysis and plan formulation in consultation with a nine-man Coordination Committee, and a fourteen-man Technical Advisory Committee representing various agencies and government bodies that would be affected by the Plan.

An extensive public participation program was carried out as an integral part of the research and plan formulation stages. Interviews, study sessions and public meetings were held throughout the area during the first ten months of the work. At the nine public meetings held in the summer of 1973, preliminary concepts were reviewed. Comments and opinions expressed at these meetings were then incorporated, where possible, into the plans and into the recommendations for implementation. Since the summer of 1973, proposals were continuously adjusted and refined during study sessions among the consultants, the Coordinating Committee and the Technical Advisory Committee.

The products of this work were 1) two reports that cover all subjects in detail, 2) a brief summary report that contains the principal findings and recommendations of the consultants and 3) a data bank, which contains several

hundred pieces of research data, background information, detailed concept plans, and research reports all catalogued by subject and geographic area.

2. The Halton Region Conservation Authority Waterfront Seminar

After several years of discussions on the Halton-Wentworth Waterfront Study, a seminar was convened by the Halton Region Conservation Authority on November 25, 1978, at the Sheridan College Campus in Oakville. The seminar agenda is attached (see Attachment A). Also attached is the Regional Municipality of Halton resolution arising from the seminar, (see Attachment B) which was also passed by the Halton Region Conservation Authority and the Councils of Burlington and Oakville.

3. Meetings of the Halton Waterfront Working Group

The Halton Waterfront Working Group was established by the aforementioned resolutions of the Halton Region Conservation Authority and the municipalities involved, and included representatives from these public bodies as well as the Ministry of Natural Resources. The Group first met on Friday, March 16, 1979, at the Halton Region Conservation Authority's head office in Milton. Another seven meetings were held by the Group in 1979, all of which occurred at the Halton Region Administration Building, to review the preparation and amendment of the Draft Preferred Waterfront Plan. The Group held five meetings in 1980, concluding with a meeting on Friday, September 26, 1980 at the Regional Administration Building, to review public comments and agency and Council reviews of the Draft Preferred Waterfront Plan. The minutes of these thirteen meetings are available at the Halton Region Planning Department offices.

4. Regional Planning Committee and Council Review of the Halton Waterfront Plan

Action and information reviewed by Regional Planning Committee and Regional Council regarding the Waterfront Plan are listed as follows with attachments as noted:

a) Council received the work program for the preparation of a Draft Preferred Waterfront Plan on 79 07 26.

b) Council approved a Goal and Objectives for the Draft Preferred Waterfront Plan on 79 08 21 (see Attachment C).

c) Council instructed staff to circulate the Draft Preferred Waterfront Plan and revise the Plan in response to the public comments received on 79 12 05 (see Attachment D).

d) Council authorized staff, on 80 01 16, to hold two public meetings in Burlington and Oakville on the Draft Preferred Waterfront Plan (see Attachment E).

e) Council received information, on 80 02 14, regarding the results of the two public meetings on the Draft Preferred Waterfront Plan (see Attachment F).

f) Council authorized staff, on 80 10 15, to revise the Draft Preferred Waterfront Plan in accordance with the Staff Analysis and Recommended Changes Report; circulate the revised Waterfront Plan to the Council's of Oakville and Burlington and the Halton Region Conservation Authority for final comments and approval; and on receipt of the comments, prepare a final Waterfront Plan for adoption by Council (see Attachment G).

g) Council received information regarding the revised Waterfront Plan and Circulation Procedure on 80 11 03 (see Attachment H).

ATTACHMENT A

"The Future of the Halton Waterfront"

A special one-day seminar
sponsored by

The Halton Region Conservation Authority

The Main Lecture Theatre
Sheridan College
West Side of Trafalgar Rd.
North of the Q.E.W.
Oakville

Saturday, November 25, 1978

9:30 A.M.	*REGISTRATION, COFFEE & DONUTS*
10:00 A.M.	*OPENING REMARKS:*
	Mr. Brock Harris, Chairman, *The Halton Region Conservation Authority.*
	Mr. Terry Mannell, *Program Chairman.*
10:15 A.M.	*THE METROPOLITAN TORONTO WATERFRONT: WHAT CAN BE ACCOMPLISHED:*
	A presentation by Mr. Michael Garrett, Administrator for the Water Resources Division, Metropolitan Toronto and Region Conservation Authority.
11:00 A.M.	*THE HALTON-WENTWORTH WATERFRONT STUDY, 1974:*
	A review of the Waterfront Study by Mr. Vern Olsen, Project Planning Assoc. Ltd.
	**********
12:00 Noon	*LUNCH & CASH BAR*
	**********
1:00 P.M.	*THE HALTON WATERFRONT: A MUNICIPAL PERSPECTIVE:*
	Presentations by the Municipalities of Oakville and Burlington as well as the Regional Municipality of Halton regarding their concerns for the future of the Halton Waterfront.
	AN AUTHORITY PERSPECTIVE:
	A presentation by Mr. Murray Stephen, General Manager of the Halton Region Conservation Authority outlining its role as "Implementing Agency" for the Waterfront Study.
	A PROVINCIAL PERSPECTIVE:
	A presentation by Mr. Frank Shaw, Regional Conservation Authorities Program Supervisor with the Ministry of Natural Resources outlining present Provincial programs and policies affecting the Lake Ontario Waterfront.
2:30 P.M.	*COFFEE BREAK*
2:45 P.M.	*REVIEW AND RESOLUTION:*
	A panel discussion to review the day's presentations and to evolve a common approach to the task of planning and implementing a waterfront protection and development program.
	Panel Moderator: Mrs. Mary Munro, Mayor, *City of Burlington.*
4:00 P.M.	*Adjournment.*

ATTACHMENT B

The Council
Regional Municipality of Halton

Date: February 13, 1979 Number: _____

Resolution

Moved by: L. Mannell Seconded by: W. Mulkewich

THAT the Regional Council support the resolution passed by the Halton Regional Conservation Authority on December 7, 1978, contained within the attached letter.

THAT the Director of Regional Planning, E.R. Cumming, be appointed as Halton's representative on the "Waterfront Technical Working Group," as set forth in the above-cited resolution.

J.R. RAFTIS
REGIONAL CHAIRMAN

Deputy Regional Clerk

THE HALTON REGION CONSERVATION AUTHORITY

TRAFALGAR SQUARE • 310 MAIN STREET • MILTON, ONT. L9T 1P4

• TEL: 878-4131

December 12, 1978.

RECEIVED

DEC 14 1978

PLANNING DEPT.
REG. MUN. OF HALTON
DISTRIBUTION:

Mr. Ed Cumming,
Director of Planning,
Regional Municipality of Halton,
1151 Bronte Road,
Oakville, Ontario.
L6J 4Z3

Dear Sir:

Re: Halton-Wentworth Waterfront

The following resolution was passed at an Executive Meeting of the Conservation Authority held on December 7, 1978:

"THAT the Authority support the intent of the resolution which resulted from the Waterfront Seminar held on November 25, 1978, which reads as follows:

'MOVED BY: Carolyn M. Gooding
SECONDED BY: W. Connell

WHEREAS the Regional Municipality of Halton has adopted policies in the Halton Region Official Plan regarding the Region's Waterfront, including policies requiring the preparation and adoption of a preferred waterfront plan; and,

WHEREAS the Halton Region Conservation Authority has agreed to be the designated implementing authority for the undertaking of appropriate waterfront improvements;

BE IT HEREBY RESOLVED THAT the assembly of representatives present at the seminar on the "Future of the Halton Waterfront" sponsored by the Halton Region Conservation Authority on November 25, 1978....

Requests the Halton Region Conservation Authority to formally request the City of Burlington, the Town of Oakville, the Region of Halton, and the Ministry of Natural Resources each to appoint a representative to a Waterfront Technical Working

cont'd...

Group whose purpose it will be to prepare a Preferred Waterfront Plan to include, but not to be limited to, the following:

i. establish the initial areas of priority to be subject of the plan and the process by which subsequent priority areas will be determined;

ii. establish a formula for sharing of costs of waterfront improvements and lands that may be acquired under the Preferred Waterfront Plan;

iii. establish policies regarding ownership and long term leasing of lands so acquired;

iv. the establishment of the Region of Halton as the client municipality;

v. the process of implementation to be followed for the Preferred Waterfront Plan.'

AND FURTHER, THAT the above resolution be forwarded to the Municipalities of Oakville and Burlington and the Region of Halton, requesting that they support the resolution also, and if they do support the resolution, that they appoint a person(s) to sit on the Task Force, and so notify the Halton Region Conservation Authority.

CARRIED."

Therefore, would you kindly see that the above resolution is presented to Council and the Authority is notified of Council's decision.

Yours truly,

Murray E. Stephen,
General Manager.

MES/gb

ATTACHMENT C

The Council
Regional Municipality of Halton

Date: August 21, 1979 Number: _____

Resolution

Moved by: H. Barrett Seconded by: W. Johnson

THAT Regional Council endorse the Goal and Objectives for the Halton Waterfront Plan detailed in the accompanying report as the basis for the development of a Preferred Waterfront Plan.

Deputy Regional C.L.

J.N. Raftis

Chairman

ATTACHMENT D

The Council
Regional Municipality of Halton

Date: December 5, 1979 Number: _____

Resolution

Moved by: W. Johnson Seconded by: E. Wood

THAT staff be authorized to circulate the draft Preferred Waterfront Plan to all municipalities and agencies listed in the attached report, and to special interest groups and the general public, for comment before February 15, 1980.

THAT staff be authorized to incorporate the comments received; seek the advice of the Halton Waterfront Working Group; and revise the Plan for further consideration by Council.

J.N. Raftis

REGIONAL CHAIRMAN

ATTACHMENT E

The Council
Regional Municipality of Halton

Date: January 16, 1980 *Number:* _____

Resolution

Moved by: T. MacDonald *Seconded by:* L. Mannell

THAT public meetings on the Draft Preferred Waterfront Plan be held on January 29, 1980 at the Oakville Central Library and February 5, 1980 at the Burlington Central Library.

CERTIFIED A TRUE COPY
REGIONAL MUNICIPALITY OF HALTON
.....
Deputy Regional Clerk

J.N. Raftis

Chairman

ATTACHMENT F

FOR INFORMATION ONLY

THE REGIONAL MUNICIPALITY OF HALTON

Report to: Councillor R. Booth, Chairman and Members of the Planning Committee — Date: 80 02 14

From: Director of Regional Planning — Report No.: D.R.P. 24/80

Re: Public Meetings on the Draft Preferred Waterfront Plan

Mr. Chairman and Members:

REPORT

Two public meetings on the Draft Preferred Waterfront Plan were recently held in Halton, one at the Oakville Central Library on January 29th and the other at the Burlington Central Library on February 5th.

Oakville, January 29, 1980

In Oakville, 130 people attended the meeting which was chaired by Councillor Booth. Regional Staff and the Waterfront Working Group were in attendance to answer questions. A slide presentation explaining the contents of the proposed plan was first presented to the audience, followed by a question and answer period.

Several residents expressed concern with the amount of fill involved in the proposal for the East Bronte Waterfront Park. The Waterfront Working Group explained that the concept originated with a consultant report prepared in 1974 for the Town of Oakville and that preliminary engineering and a master plan would be required before a scheme was implemented. The proposal shown on the Draft Plan is conceptual and subject to change depending on the input received from government agencies and the public.

Additional questions concerned the status of riparian rights adjacent to such landfill proposals. The Waterfront Group responded by indicating that the Conservation Authority would have to acquire shoreline property before landfilling in the lake. It was also mentioned that an environmental assessment and an approved master plan would be required.

Several residents on Riverside Drive asked for clarification of the Private Open Space designation on the Sixteen Mile Creek valley. The Waterfront Group responded by indicating that no change to the existing zoning or to the existing Conservation Authority regulations is intended. The designation simply recognizes the existing situation in the Sixteen Mile Creek valley and only covers areas characterized by steep slopes or flooding.

Concern was also expressed with the cost of providing erosion protection for existing and proposed waterfront properties. Councillor Mannell replied that such protection was too expensive for Oakville to undertake and therefore the Conservation Authority and the Province must be asked to assist in financing the project.

Several members of the audience suggested that the $2 million allocated in the Plan would be insufficient to complete the recommended waterfront projects. The Working Group suggested that the sum indicated was a proposal and represented a minimum amount required to complete some of the work on a priority basis.

Several points of clarification were made regarding existing zoning and the Plan review process including the appeal process in the case of objections.

A question was asked regarding the exact boundaries of the regional project designations. In response, the Waterfront Working Group indicated that the boundaries included a great deal of public land plus areas to be acquired by the Conservation Authority on the basis of market value assessment. The regional projects were selected due to their regional significance beyond the boundaries of the area municipality.

Several questions were asked regarding methods of landfill construction and the potential for the water to become stagnant. The Waterfront Working Group detailed the research and engineering undertaken in the Metro Toronto area. It was noted that the land created was far less expensive than the cost of properties on the Lake Ontario shoreline.

Many of the individuals at the meeting expressed general support for the concept of a Waterfront Plan and the priorities indicated in the Plan.

<u>Burlington, February 5, 1980</u>

In Burlington approximately 60 people attended the meeting and a similar format was followed for the meeting with Councillor Booth in the chair. The staff presented slides to explain the contents of the Plan and the Waterfront Working Group responded to questions.

Members of the Lakeside Residents Association asked whether the Waterfront Plan would affect their fifteen-year lease on homes on the Burlington Beach Strip. The Working Group stated that there was no intention to speed up the purchase of properties, since homes would continue to be purchased only as they came on the market. The Burlington Beach Strip is a high priority area but, due to several constraints (including the railway tracks that are to be removed) implementation will be a long term proposal. The Working Group also indicated that due to the requirement for environmental assessment and master plans and the need to obtain municipal and provincial

approvals, implementation of the Plan would probably be over a long period of time, perhaps fifteen to twenty years.

A question was asked as to whether a continuous promenade along the waterfront was still proposed. The Working Group replied that they had rejected this proposal in favour of a series of waterfront parks at locations where open space land is available.

Several members of the audience expressed general support for the Waterfront Plan and requested minor points of clarification. The selection criteria that resulted in the choice of the regional projects was explained to the audience.

In answer to a question regarding the priorities the Working Group indicated that they were intentionally not numbered 1, 2, 3, but grouped, since implementation would depend on certain properties being available on the open market, funding being available, and all approvals being completed for various parts of the Plan.

Dr. Laking from the Royal Botanical Gardens indicated general agreement with the Waterfront Plan and asked if the Grindstone Creek area in Burlington could be included, and if biological aspects of Lake Ontario have been considered. The Working Group indicated to Dr. Laking that Grindstone Creek was within the Parkway Belt regulations and therefore not included at this time in the Plan, and, that biological concerns would be addressed in the environmental assessments required for regional projects.

One member of the audience suggested that the Skyview Golf Course be purchased instead of landfilling in the Burloak Road area. The Working Group indicated that the cost of land would be far higher on the golf course, since it was presently being processed for a plan of subdivision, and in any event that land is on the north side of Lakeshore Road and is not as desireable as lake frontage.

At both meetings, members of the audience were urged to submit their written comments to the Region.

Complete minutes of the two public meetings are available from the Regional Planning Department.

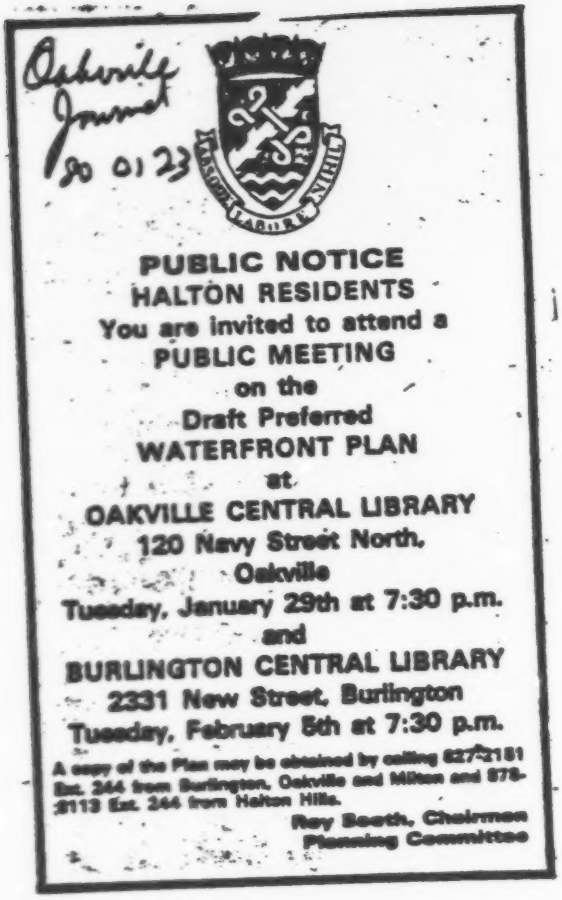
Respectfully submitted,

R. Mohammed,
Director of Regional Planning.

Report prepared by:

P. Attack.

RM/sf



Oakville Journal
90 01 23

PUBLIC NOTICE
HALTON RESIDENTS
You are invited to attend a
PUBLIC MEETING
on the
Draft Preferred
WATERFRONT PLAN
at
OAKVILLE CENTRAL LIBRARY
120 Navy Street North,
Oakville
Tuesday, January 29th at 7:30 p.m.
and
BURLINGTON CENTRAL LIBRARY
2331 New Street, Burlington
Tuesday, February 5th at 7:30 p.m.

A copy of the Plan may be obtained by calling 827-2181 Ext. 244 from Burlington, Oakville and Milton and 878-2113 Ext. 244 from Halton Hills.

Ray Beath, Chairman
Planning Committee

ALL STAFF ARE INVITED!

ATTACHMENT G

The Council
Regional Municipality of Halton

Date: October 15, 1980

Number: _____

Resolution

Moved by: L. Mannell Seconded by: W. Mulkewich

THAT Council direct staff to:

a) revise the Draft Preferred Waterfront Plan in accordance with the recommendations contained in the Staff Analysis of Public Comments and Recommended Changes Report.

b) circulate the revised Waterfront Plan to Burlington, Oakville and the Halton Region Conservation Authority for final comments and approval, and

c) prepare, on receipt of the comments, a final Waterfront Plan for adoption by Council.

THAT Councillor Planche's letter re: Draft Preferred Waterfront Plan - Staff Analysis of Public Comments and Recommended Changes be received and filed.

CERTIFIED A TRUE COPY
REGIONAL MUNICIPALITY OF HALTON
.....
Deputy Regional Clerk

J.N. Raftis

Chairman

ATTACHMENT H

FOR INFORMATION ONLY

THE REGIONAL MUNICIPALITY OF HALTON

Report to: Councillor R. Booth, Chairman and Members of the Planning Committee — Date: 80 11 03

From: Director of Regional Planning — Report No.: D.R.P. 147/80

Re: Preferred Waterfront Plan - October 1980

Mr. Chairman and Members:

REPORT

As directed by Council on October 15, 1980, the Preferred Waterfront Plan - October 1980 has been prepared following the Staff Analysis Report and is included (under separate cover) with this agenda for your information.

The Plan is being circulated to the Councils of Burlington and Oakville and the Halton Region Conservation Authority for final comments and approval. Comments from the Ministry of Natural Resources will also be solicited. Following the receipt of all comments - a response was requested by January 31, 1980 - a final Waterfront Plan will be prepared for adoption by Regional Council and forwarded to the Minister of Housing as a Regional Official Plan Amendment.

The revised Plan designates twelve Regional Waterfront Parks to be protected and developed through a co-operative arrangement with the Halton Region Conservation Authority, Burlington, Oakville, Halton and the Ministry of Natural Resources. In addition, Local Waterfront Parks are recognized and planning policies established to improve the environment along the waterfront and guide development in a manner sensitive to its proximity to Lake Ontario.

A Priority Schedule is included to indicate the order and timing of project implementation for the twelve Waterfront Parks. Burlington Beach, Oakville Harbour, Bronte Harbour and Burloak Waterfront Park are the Priority A areas, and erosion protection and land acquisition are the priority projects within these areas.

Respectfully submitted,

R. Mohammed,
Director of Regional Planning.

PA:mab